

CONSERVATION EASEMENT

STATE OF FLORIDA:

COUNTY OF LEON:

THIS CONSERVATION EASEMENT is hereby made on this      day of September, 2004, by New Covenant Holy Temple Inc., whose mailing address is 6795 Quail Valley Road, Tallahassee, FL, hereinafter referred to as the "Grantor," to LEON COUNTY, FLORIDA, a political subdivision of the State of Florida, whose mailing address is Board of County Commissioners, 301 South Monroe Street, Tallahassee, Florida 32301, hereinafter referred to as the "Grantee."

WITNESSETH:

For and in consideration of the mutual promises and other good and valuable consideration as set forth herein, the receipt and sufficiency of which is hereby acknowledged, the Grantor does hereby grant to the Grantee, its successors and assigns, a perpetual Conservation Easement in accordance with Section 704.06, Florida Statutes, over and across the real property more particularly described on Exhibit "A", which is attached hereto and expressly incorporated herein, on the terms and conditions hereinafter set forth:

The following activities are prohibited within this easement, pursuant to Section 704.06, Florida Statutes:

1. Construction or placing of buildings, roads, signs, billboards or other advertising, utilities, or other structures above or on the ground.
2. Dumping or placing of soil or other substance or material as landfill, or dumping or placing of trash, waste, or unsightly or offensive materials.
3. Removal or destruction of trees, shrubs, or other vegetation.
4. Excavation, dredging, or removal of loam, peat, gravel, soil, rock, or other material substance in such matter as to affect the surface.
5. Surface use except for purposes that permit the land or water area to remain predominately in its natural condition.
6. Activities detrimental to drainage, flood control, water conservation, erosion control, soil conservation, or fish and wildlife conservation habitat preservation.
7. Acts or uses detrimental to such retention of land or water areas.
8. Acts or uses detrimental to the preservation of the structural integrity or physical appearance of sites or properties of historical, architectural, archeological, or cultural significance.

It is understood that the granting of this easement entitles the Grantee to enter the above described land in a reasonable manner and at reasonable times to assure compliance with the conditions of this easement.

Grantor hereby fully warrants the title to said real property and will defend the same against the lawful claims of all persons whomsoever claimed by, through or under it, that it has good rights and lawful authority to grant this easement and that the same is unencumbered. Where the context of this easement requires, allows or permits, the same shall include the successors or assigns of the parties.

The easement granted hereby shall run with the land and shall enure to the benefit of the Grantee and its successors and assigns.

IN WITNESS WHEREOF, Grantor has caused these covenants to be executed and its seal to be affixed hereto on the day and year first above written.

GRANTOR  
New Covenant Holy Temple, Inc.

(Name of Corporation Typewritten)

Reginald K. Peyton Sr.  
(Signature of Officer or Agent)

Reginald K. Peyton, Sr., Pastor & Registered Agent  
(Print Name and Title of Officer or Agent)

WITNESSES:

Mary Kenealy  
(Sign)  
Mary Kenealy  
(Print Name)

Reginald K. Peyton Sr.  
(Sign)  
Reginald K. Peyton Sr.  
(Print Name)

STATE OF FL

COUNTY OF Leon

The foregoing instrument was acknowledged before me this 2 day of Sept, 2004, by Reginald Peyton,  
(name of officer or agent, title of officer or agent)

of Pastor & Registered Agent, a \_\_\_\_\_ corporation,  
(name of corporation acknowledging) (state or place of incorporation)

on behalf of the corporation. He/she is personally known to me or has produced FDL  
(type of identification)  
as identification.

Suzanne M. Doran  
(Signature of Notary)

Suzanne M. Doran  
(Print, Type or Stamp Name of Notary)

Processor  
(Title or Rank)

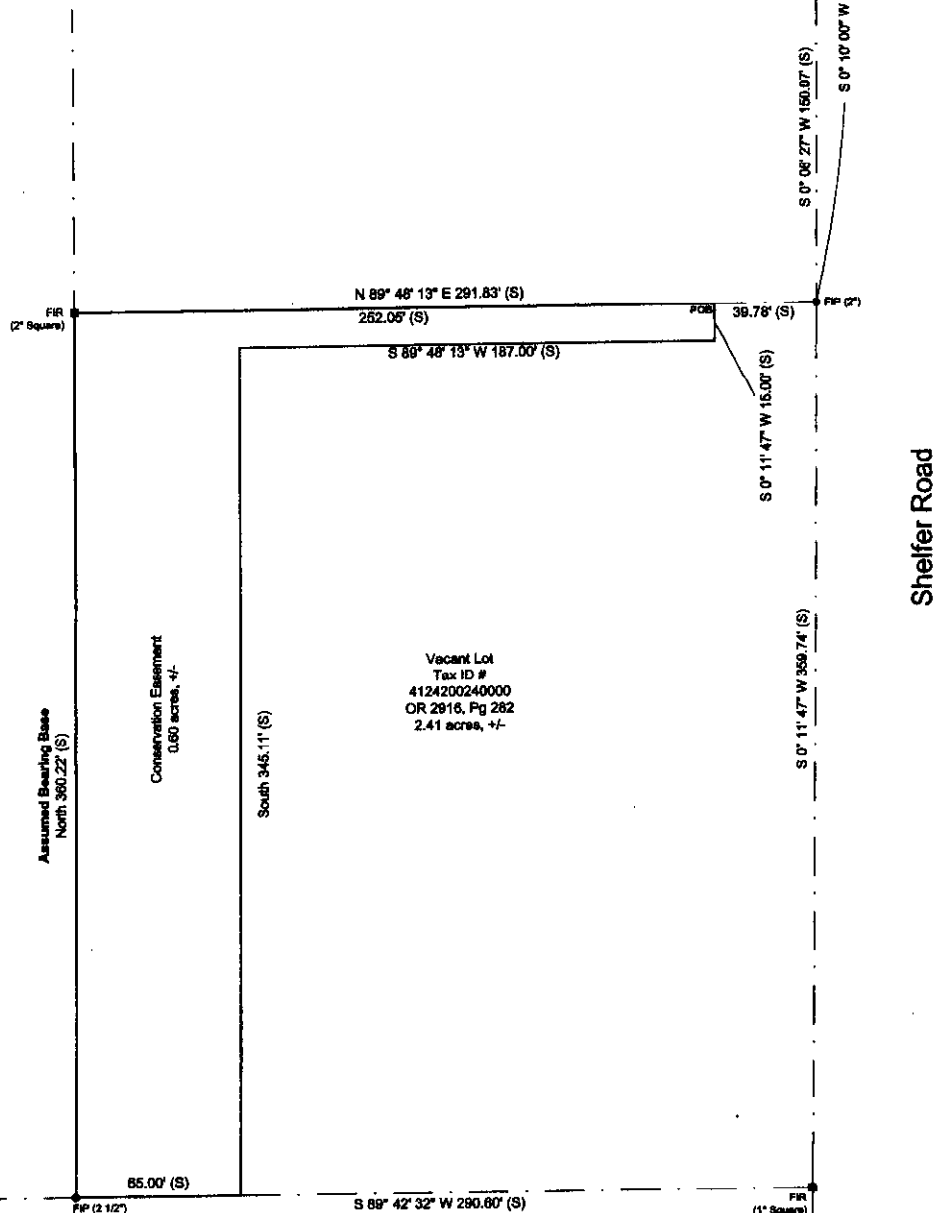
\_\_\_\_\_  
(Serial Number, If Any)



This Document Prepared by: Herbert W.A. Thiele, Esq., County Attorney  
Leon County Attorney's Office  
Suite 202, 301 South Monroe Street  
Tallahassee, Florida 32301

# LEGAL DESCRIPTION - Conservation Easement:

Commence at a concrete monument at the intersection of the North boundary of the Northeast quarter of the Southwest quarter of Section 24, Township 1 South, Range 1 West, Leon County, Florida, and the West right of way boundary of Shaffer Road, and proceed South 0° 10' 00" West along the said West right of way boundary 299.80' to an iron pipe; thence departing said West right of way boundary, run South 89° 48' 13" West 39.78' to the Point of Beginning. From said Point of Beginning run South 00° 11' 47" West 15.00'; thence run South 89° 48' 13" West 187.00'; thence run South 345.11'; thence run South 89° 42' 32" West 65.00' to an iron pipe; thence run North 360.22' to an iron rod; thence run North 89° 48' 13" East 252.05' to the Point of Beginning. Containing 0.80 acres, more or less.



## NOTES:

- 1.) Encroachments as shown if any.
- 2.) All measurements are in U.S. Feet.
- 3.) No underground foundations located.
- 4.) No improvements located other than shown.
- 5.) This Survey is dependent on existing monumentation.
- 6.) This Survey does not reflect or determine ownership.
- 7.) Source of information - Taken from instruments recorded in the Public Records of LEON COUNTY, Florida. As per Official Record Book 2916, Page 282, and others.
- 8.) THIS IS NOT A BOUNDARY SURVEY.

## NOTE:

The Flood Zone designation denoted on this Survey Sketch was derived from the Federal Insurance Rate Map as indicated. The location of any zone lines were graphically scaled from said Federal Map. This information is provided as is and is not intended to represent any engineering or Flood Plain Area determinations by this firm.

Flood Insurance Rate Maps indicate the property is located in Flood Zone "X" as indicated on Community No. 120143, Panel 0285 D dated November 19, 1997.

## LEGEND:

R = RADIUS  
Δ = CENTRAL ANGLE  
L = ARC LENGTH  
TH = TOWNSHIP 1 NORTH  
RW = RANGE 1 WEST  
O = SET IRON ROD & CAP 5/8" LB 8000 (SIRC)  
Δ = SET NAIL AND CAP LB 8000 (SIRC)  
■ = FOUND CONCRETE MONUMENT (FCM)  
● = FOUND IRON ROD & CAP (SIRC)  
● = FOUND IRON PIPE (PIP), FOUND IRON ROD (FIR)  
● = FOUND PICKED PIPE (FPP)  
▲ = FOUND NAIL AND CAP (FNAC)  
PRM = PERMANENT REFERENCE MONUMENT  
FTCM = FOUND TERRA COTTA MONUMENT

DNF = DID NOT FIND  
SF = SQUARE FEET  
P = PLAT  
O = DEED  
(S) = SURVEY DATA  
(C) = CALCULATED DATA  
(R) = RECORD DATA  
TF = TYPICAL  
FF = FARM FENCE  
CONC. = CONCRETE

P.O.B. = POINT OF BEGINNING  
P.O.C. = POINT OF COMMENCEMENT  
P.B. = PLAT BOOK  
Pg. = PAGE  
O.R. = OFFICIAL RECORD  
# = NUMBER  
RW = RIGHT-OF-WAY  
CL = CENTER LINE  
EP = EDGE OF PAVEMENT  
OHE = OVER HEAD ELECTRIC  
CONC. = CONCRETE  
SDW = CONCRETE SIDEWALK  
CDW = CONCRETE DRIVEWAY  
CLF = CHAIN-LINK FENCE  
WPF = WOOD PRIVACY FENCE  
WVF = WELDING WIRE FENCE  
SWF = SARE WIRE FENCE

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of record, unrecorded deeds, easements or other instruments which could affect the boundaries.

I hereby certify this survey to be a true and accurate representation of the property shown hereon and was made under my direct supervision and control. This survey meets minimum technical standards as established by Chapter 61G17 of the Florida Administrative Code.

Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.

Henry E. Hamrell  
Professional Surveyor and Mapper  
Florida Certificate No.: 4154

Prepared For and  
Certified To: New Covenant Holy Temple

Project: Sketch of Description  
Vacant Lot on Shaffer Road  
Tallahassee, Leon County, Florida



**SPECTRA ENGINEERING & RESEARCH, INC.**  
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FAX (850) 942-2717

Drawn By: H.E.H.	Certificate of Authorization No. 5696	Field Date: 08/28 & 29/04	Job No.: 03319E	Scale: 1" = 60'	Sheet No.: 1 OF 1
Party Chief: G.P.		Field Book 50, Page 37			